MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF THE FERN BLUFF MUNICIPAL UTILITY DISTRICT

January 13, 2015

THE STATE OF TEXAS
WILLIAMSON COUNTY

The Board of Directors of the Fern Bluff Municipal Utility District convened in a regular meeting open to the public at 6:00 p.m. on January 13, 2015 at the Fern Bluff Municipal Utility District Community Center, 7320 Wyoming Springs Drive, Round Rock, Texas, pursuant to notice duly given in accordance with the law.

The roll was called of the following members of the Board of Directors:

Patrick Savarese	President
Joseph Teiber	Vice President
Dave Quillman	Secretary
George Sabatino	Treasurer
Jessica Stempko	Assistant Secretary/Treasurer

All Directors were present, thus constituting a quorum. Also present were District General Manager, Janey Miller; Operations Manager, Hector Alanis, Phil Haag of McGinnis Lochridge and Community Center Manager, Cindi Alvarado.

1. Immediately upon calling the meeting to order, Director Teiber led the Pledge of Allegiance.

2. There were no citizen communications presented.

3. The first item of business was approval of the monthly consent agenda. The Board requested a correction to the September minutes. Upon a motion by Director Teiber and seconded by Director Savarese, the Board unanimously approved the consent agenda containing the minutes of the November 11, 2014 regular meeting and the corrected minutes from the September 9, 2014 regular meeting; payment of bills and invoices, transfers for operation expenses, pay requests, change orders and customer charge write offs.

4. The Board then received reports from district consultants and committees.

   Landscape Contractor – Mr. Evans presented his report in its entirety and as contained in the board packet. Ms. Miller discussed the recent work on trees in the parks and noted some of them need replacing.

   General Manager – Ms. Miller presented her General Manager's Report in its entirety and as contained in the Board packet. She advised the Board that there are continuing issues with the master meters. She stated that the Park Valley

meter may need to be replaced because some of the parts may no longer be available. She added that the Brightwater meter will need repairs. Director Teiber moved that the Ms. Miller be authorized to spend up to $20,000 for repair and/or replacement of the Park Valley and Brightwater master meters.

Operations Manager - Mr. Alanis presented his report on district operations in its entirety and as contained in the board packet.

Budget Committee. No report.

Roads Committee. Ms. Miller presented a draft Special Warranty Deed, a draft Waterline Easement and a draft Temporary Construction Easement that would convey a 1,495 square foot tract to the City of Round Rock and grant the necessary easements on District land with regard to the Creek Bend Blvd. right of way.

Parks and Recreation Committee. No report.

Community Center Committee. No report.

Deed Restrictions Committee. Director Quillman reported that there are two possible enforcement actions to be reviewed by the Committee. Another action, involving a refrigerator in a front yard, is being forwarded for enforcement.

Security. Director Teiber reported on the theft of a TV from a residence next to the greenbelt.

Environmental Committee. Director Stempko advised the Board that there will be a presentation at the next meeting by a rainwater collection company. The Board directed Mr. Haag to provide notice of this presentation to renters of the Community Center.

Engineer. No report.

Attorney. No report.

Communications – No report.

There being no further business to come before the Board, the next meeting was scheduled for February 10, 2015. The meeting adjourned at 6:45 p.m.

Jenice Stempko

Secretary
Fern Bluff MUD Board of Directors